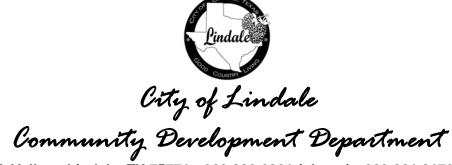
Application for a Subdivision of Land or Replat of a Subdivision in the City of Lindale or in the City's Extraterritorial Jurisdiction



106 E. Valley • Lindale, TX 75771 • 903.882.6861 (phone) • 903.881.8170 (fax) www.lindaletx.gov

Name	of Applicant:		Date:		
Addre	ss:		Telephone # :		
Name	of Subdivision:		Number of Acres:		
Type	of Subdivision: () Res	sidential () Non-residential	Located in the City: () Yes () No		
Applio	cation for: () Subdivis	sion Plat () Replat			
To be	completed by the Adm	inistrative Officer for the City of Lindal	e.		
Curre	nt Zoning:				
1. La	and Plan (Ref. section	1-21 Subdivision Ordinance)			
A.	A Land Plan shall in	nclude			
	 The boundary lindistances and apples. The proposed play. The location and ways, and areas to the location and the property to be 	nes of the tract to be subdivided shown in proximate acreage; an of subdivision for the entire tract of la size of proposed blocks and lots and the to be dedicated for public use; width of existing streets and alleys on o e subdivided; eets shown on the plan; and	ne tract of land, the scale, the date, and a North point; in a bold line for easy identification, with courses, angles, and and, even though it is to be developed in units or phases; the location and width of proposed streets, alleys or other public or adjoining the property to be subdivided and within 200 feet of		
B.	() 5 ac () 25 a	s than 5 acres, scale of twenty feet to the cres or more but less than 25 acres, scale acres or more but less than 50 acres, scale acres or more, scale of two hundred feet	of fifty feet to the inch $(1" = 50')$ e of one hundred feet to the inch $(1" = 100')$		
		en (7) copies of the Land Plan on sheets 'High Density (HD) MS DOS format di			
	Date Land Plan was	received by the Administrative Officer:			
	Date Land Plan was	approved by the Commission:			

2. Preliminary Subdivision Plat (Ref. section 1-22 Subdivision Ordinance)

- A. The Preliminary Subdivision Plat shall be accompanied by—
 - 1. A completed subdivision application;
 - 2. The required fee as scheduled by the City Council;
 - 3. A letter from the City Street and Utility Department and each public utility service provider responsible for providing water, sewer, electricity, gas or other utility service to the proposed subdivision, stating that the provider has knowledge of the proposed subdivision and is aware of the utility easements that will be required;
 - 4. A vicinity map showing a sufficient area to locate the proposed subdivision in relation to arterial street of the City; and
 - 5. The following notice on the face of the Preliminary Subdivision Plat: "Preliminary Subdivision Plat for Review Purpose Only."

3.	Scale	()	Same scale as Land Plan	
	Copies () Seven (7) copies of the Preliminary Subdivision Plat on sheets not less than 17" x 22" () 3.5" High Density (HD) MS DOS format diskette or a compact disc in dwg. format () Fee \$				
	Date Preliminary Plan and materials were submitted to the Commission:				
	Date Preliminary Plat was approved by the Commission: Changes or additions to be made to Preliminary Plat:				

3. Final Plat (Ref. 1-23 Subdivision Ordinance)

- A. The Final Subdivision Plat shall be accompanied by—
 - 1. A completed subdivision application;
 - 2. The required fee as scheduled by the City Council;
 - 3. Engineering construction plans for all public improvements including streets, sidewalks, curbs and gutters, water drainage, and water and sewer facilities. The plans shall include but shall not be limited to pressure drop calculations, design volume of each water pipe segment, capacity of sanitary sewer and storm sewer capacity;
 - 4. Letter from the City Engineer certifying that the construction plans for all public improvements comply with the Construction Design Requirements in Article 3 of this Ordinance;
 - 5. A signed statement from the property owner certifying that all public improvements shall be constructed according to the construction plans within two years from the date the Final Subdivision Plat is recorded;
 - 6. A Title Policy or Title Letter on the tract of land included in the Final Subdivision Plat identifying all record property owners and interests in the property;
 - 7. A letter from each lien holder and any other party that has an interest in the tract of land included in the Final Subdivision Plat, consenting to the Subdivision of the tract of land;
 - 8. Easements for all public utilities including water, gas, sewer, and electricity as required by the City or public utility service provider;
 - 9. Dedicatory instruments containing any covenants or restrictions applicable to the subdivision;
 - 10. A declaration establishing the duties and responsibilities of a Property Owners' Association for a residential subdivision, if required by this ordinance;
 - 11. A proposed Developer Agreement in accordance with Section 2-58, if required by this ordinance; and
 - 12. Tax certificates showing that all property taxes have been paid to the current year.

В.	Scale	()	Less than 5 acres, scale of twenty feet to the inch $(1" = 20")$	
		()	5 acres or more but less than 25 acres, scale of fifty feet to the inch $(1" = 50")$	
		()	25 acres or more but less than 50 acres, scale of one hundred feet to the inch $(1" = 100")$	
		()	50 acres or more, scale of two hundred feet to the inch (1" = 200')	

	Copies () Fifteen (15) copies of the Final Plat on shee () 3.5" High Density (HD) MS DOS format di () Fee \$								
	Date Final Plat was received by the Administrative Officer:								
	Date Final Plat was approved by the Commission:								
	Changes or additions to be made to Preliminary Plat:								
1. (City Council (Ref. 1-24b Subdivision Ordinance)								
A	drawn on sheets the same size and to a scale that is	ning any changes or additions required by the Commission, the same as the Final Subdivision Plat presented to the							
	Commission. () A performance and payment bond executed by a reputable and solvent corporate surety, holding a license to do business in the state, or an irrevocable letter of credit from a federally insured financial institution in favor of the City, equal to the contract amount for the cost of constructing the public improvements for the subdivision, inclustreets, street lights and signs, sidewalks, curbs and gutters, water, sewer, and storm water drainage facilities, to								
	indemnify the City against any claims, costs or expenses to complete the construction work. Articles of Incorporation and bylaws for a Property Owners' Association if a Property Owners' Association is required.								
	Date Final Plat was submitted to the City Council:								
	Date Final Plat was approved by the City Council:								
	Date Final Plat was released for recording:								
	Date Final Plat was recorded:	- <u></u> -							

REV: 8/23/07